

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address MICHAEL JAY BERGER, (SBN 100291) LAW OFFICES OF MICHAEL JAY BERGER 9454 Wilshire Blvd., 6th Floor Beverly Hills, CA 90212-2929 Tel.-310-271-6223 Fax 310-271-9805 E-mail: Michael.Berger@bankruptcypower.com		FOR COURT USE ONLY	
<input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: ALTRA MORTGAGE CAPITAL LLC			
UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - SAN FERNANDO VALLEY DIVISION			
In re: ALTRA MORTGAGE CAPITAL LLC, Debtor and Debtor-in-Possession Debtor(s).		CASE NO.: 1:20-bk-11653-VK CHAPTER: 11	
		NOTICE OF SALE OF ESTATE PROPERTY	
Sale Date: 02/18/2021		Time: 2:30 pm	
Location: LAW OFFICES OF MICHAEL JAY BERGER, 9454 Wilshire Blvd., 6th Floor, Beverly Hills, CA 90212			

Type of Sale: ☒ Public ☐ Private

Last date to file objections: 02/04/2021

Description of property to be sold: Intellectual Property:

(a) the two Trademarks: (i) ALTLOAN and (ii) NOREDTAPE; (b) the Three Domain Names: (i) altloan.com; (ii) noredtape.com; (iii) altapp.com, including websites and marketing materials and social media assets for them; (c) the Real Estate Investors and Mortgage Brokers and Pricing Database; (d) and the web based, front-end Loan pricing Software; (e) all of the goodwill relating to the Purchased Assets. (See Asset Purchase Agreement, Exhibit A).

Terms and conditions of sale:

Free and Clear of Liens. (See Asset Purchase Agreement, Exhibit A).

Proposed sale price: \$ 10,000.00

This form is mandatory. It has been approved for use in the United States Bankruptcy Court for the Central District of California.

Overbid procedure (if any): Bid Increments of \$1,000.00. (See Bid Procedures, Exhibit C)

Bidders must pre-qualify by 7 days before the auction by February 12, 2021 by 5:00 pm, and must put up a 10% deposit of their bid amount.

If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:

Sale Hearing Date: February 18, 2021

Sale Hearing Time: 2:30 pm

Sale Hearing Location: Via Zoom.gov before the Honorable Victoria S. Kaufman, United States Bankruptcy Court, Central District of California, 21041 Burbank Boulevard, Suite 354 / Courtroom 301, Woodland Hills, CA 91367

Contact person for potential bidders (include name, address, telephone, fax and/or email address):

LAW OFFICES OF MICHAEL JAY BERGER

Michael Jay Berger, 9454 Wilshire Blvd, 6th Floor, Beverly Hills, CA 90212/ Tel.-310-271-6223 / Fax 310-271-9805 /

E-mail: Michael.Berger@bankruptcypower.com

with copy to:

Sofya.Davtyan@bankruptcypower.com

And

Debra.Reed@bankruptcypower.com

Date: 01/15/2021

PROOF OF SERVICE OF DOCUMENT

I am over the age of 18 and not a party to this bankruptcy case or adversary proceeding. My business address is:
9454 Wilshire Blvd., Beverly Hills, CA 90212

A true and correct copy of the foregoing document entitled: **NOTICE OF SALE OF ESTATE PROPERTY** will be served or was served (a) on the judge in chambers in the form and manner required by LBR 5005-2(d); and (b) in the manner stated below:

1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF): Pursuant to controlling General Orders and LBR, the foregoing document will be served by the court via NEF and hyperlink to the document. On (date) 01/15/2021, I checked the CM/ECF docket for this bankruptcy case or adversary proceeding and determined that the following persons are on the Electronic Mail Notice List to receive NEF transmission at the email addresses stated below:

Debtor's Counsel: Michael Jay Berger michael.berger@bankruptcypower.com,
yathida.nipha@bankruptcypower.com;michael.berger@ecf.inforuptcy.com
U.S. Trustee: Katherine Bunker kate.bunker@usdoj.gov
United States Trustee (SV) ustpregon16.wh.ecf@usdoj.gov

☐ Service information continued on attached page

2. SERVED BY UNITED STATES MAIL:

On (date) 01/15/2021, I served the following persons and/or entities at the last known addresses in this bankruptcy case or adversary proceeding by placing a true and correct copy thereof in a sealed envelope in the United States mail, first class, postage prepaid, and addressed as follows. Listing the judge here constitutes a declaration that mailing to the judge will be completed no later than 24 hours after the document is filed.

☒ Service information continued on attached page

3. SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE TRANSMISSION OR EMAIL (state method for each person or entity served): Pursuant to F.R.Civ.P. 5 and/or controlling LBR, on (date) 01/14/2021, I served the following persons and/or entities by personal delivery, overnight mail service, or (for those who consented in writing to such service method), by facsimile transmission and/or email as follows. Listing the judge here constitutes a declaration that personal delivery on, or overnight mail to, the judge will be completed no later than 24 hours after the document is filed.

Honorable Victoria S. Kaufman
United States Bankruptcy Court, Central District of California
21041 Burbank Boulevard, Suite 354 / Courtroom 301
Woodland Hills, CA 91367

☐ Service information continued on attached page

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct.

01/15/2021 Peter Garza
Date Printed Name

/s/ Peter Garza
Signature

2. SERVED BY UNITED STATES MAIL:
20 LARGEST UNSECURED CREDITORS

Arendsen Cane Molnar LLP
550 West C Street, Suite 1150
San Diego, CA 92101

Comerence Compliance Software
5340 Legacy Drive Bldg. 2, Suite 250
Plano, TX 75024

Derrick Gruner
17192 Murphy Avenue, Suite 14008
Irvine, CA 92623

Fiserv
3420 Bristol Street
Costa Mesa, CA 92626

Fiserv
PO Box 80123
City of Industry, CA 91716

Invictus LLC
1155 F St. NW Suite 1075
Washington, DC 20024

John Duhadway
4607 Lakeview Canyon Road, Ste 231
Westlake Village, CA 91361

Kings Peak Holding LLC
3000 E. Primrose Trail
Kamas, UT 84036

NextGen Real Estate Corp
1400 Tahiti Way #304
Marina Del Rey, CA 90292

Paul Lyons
c/o Browning Law Group, APC
Attn: John R. Browning, Esq.
18818 Teller Avenue, Ste 115
Irvine, CA 92612

Paul Lyons
1401 Louise Street
Santa Ana, CA 92706

Premier Business Center
401 Wilshire Blvd., Ste.1200
Santa Monica, CA 90401

Premier Business Centers
401 Wilshire Blvd. Ste 1200
Santa Monica, CA 90401

PRH Capital LLC
1400 Tahiti Way #304
Marina Del Rey, CA 90292

Pro Teck Services
307 Waverley Oaks Road Ste 305
Waltham, MA 02452

Quattrro Mortgage Solutions
1850 Parkway Place Ste., 1100
Marietta, GA 30067

Real Estate Valuation Partners
Three Sugar Creek
Suite 100
Sugar Land, TX 77478

Richey May & Co
9605 S. Kingston Ct.
Suite 200
Englewood, CO 80112

Salesfish
243 SW Scalehouse Loop
Bend, OR 97702

Salesforce
c/o Allen Maxwell & Silver
Attn: Terence O'Hanlon
PO Box 540
Fair Lawn, NJ 07410

ADDITIONAL NOTICES:

PECO
PO Box 13439
Philadelphia, PA 19162

Scotsman Guide Media Inc.
PO Box 692
Bothell, WA 98041

Valuations Partners
3420 Bristol Street
Suite 600
Costa Mesa, CA 92626

IRS
PO Box 7346
Philadelphia, PA 19101 (Address from POC)

Quattrro Mortgage Solutions
1850 Parkway Place, Ste. 1100
Marietta, GA 30067 (Address from POC)